GOVERNMENT OF INDIA
HOUSING AND URBAN POVERTY ALLEVIATION
LOK SABHA

UNSTARRED QUESTION NO:54
ANSWERED ON:24.02.2016
Rajiv Awas Yojna
Gopalakrishnan Shri R.

Will the Minister of HOUSING AND URBAN POVERTY ALLEVIATION be pleased to state:

Will the Minister of HOUSING AND URBAN POVERTY ALLEVIATION be pleased to state:

(a) whether any new scheme in place of Rajiv Awas Yojna (RAY) is to be implemented in the country;
(b) if so, the details thereof and the reasons therefor;
(c) the guidelines prescribed under the new scheme; and
(d) the present status of the projects undertaken in the previous scheme?

Answer

THE MINISTER OF STATE IN THE MINISTRY OF HOUSING & URBAN POVERTY ALLEVIATION
(SHRI BABUL SUPRIYO)

(a) & (b): Yes Madam. The Government has launched a new comprehensive Pradhan Mantri Awas Yojana-Housing for All (Urban) Mission on 25.6.2015. The new Mission aims to provide assistance to States/UTs in addressing the housing requirement of the slum dwellers and urban poor, the Government has, therefore, discontinued Rajiv Awas Yojana (RAY)/Affordable Housing in Partnership (AHP) subsuming the liabilities created in respect of 183 ongoing RAY/AHP projects, where work has begun on ground, in the Mission.

(c): The Pradhan Mantri Awas Yojana-Housing for All (Urban) Mission Guidelines envisages houses essentially with toilet facilities and other requisite infrastructure particularly power supply, water supply and drainage/sanitation through the following four verticals:

(i) "In situ" Slum Redevelopment with participation of private developer using land as resource - a slum rehabilitation grant of Rs. 1 lakh per house on an average is provided by GoI in all such projects.

(ii) Promotion of Affordable Housing for weaker section through Credit Linked Subsidy - an interest subsidy of 6.5% on home loans upto Rs. 6 lakhs for a tenure upto 15 years is provided by the GoI for both EWS/LIG categories. The Net Present Value (NPV) of the interest subsidy is to be calculated at a discount rate of 9 %.

(iii) Affordable Housing in partnership with public or private sector - Central assistance of Rs. 1.5 lakh per EWS house is provided by the GoI in projects where at least 35% of the houses in the project are for EWS category and a single project has at least 250 houses.

(iv) Subsidy for beneficiary-led individual house construction or enhancement - Rs.1.5 lakh per house is provided by GoI for EWS category for those who have not been able to take advantage of other three components.
Economically Weaker Section (EWS) households have been defined as households having an annual income up to Rs. 3,00,000 (Rupees Three Lakhs). Lower Income Group (LIG) households are defined as households having an annual income between Rs. 3,00,001 (Rupees Three Lakhs One) up to Rs.6,00,000 (Rupees Six Lakhs).

The houses constructed/acquired with central assistance under the mission should be in the name of the female head of the household or in the joint name of the male head of the household and his wife, and only in cases when there is no adult female member in the family, the house can be in the name of male member of the household.
A Technology Sub-Mission has been set up in partnership with IITs, NITs and Planning & Architecture Institutes for fast adoption of modern, innovative, disaster-resistant and green technologies & materials.

(d): Present status of the RAY/AHP projects (State-wise) is at Annexure.
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